

REGULAR MEETING AGENDA

125 E. College Street, Covina, California Council Chamber of City Hall **Tuesday, June 1, 2021**

IMPORTANT NOTICE

This meeting is being conducted utilizing teleconferencing and electronic means consistent with State of California Executive Order N-29-20 dated March 17, 2020, regarding the COVID-19 pandemic. In accordance with the Executive Order N-29-20, the Council Chamber will be closed to the public. As always, the public may view the meeting live on the City's website at www.covinaca.gov or on local cable television, Spectrum channel 29 and Frontier Channel 42. To view from the website, hover over the Departments & Services tab until the drop-down menu appears and click on City Council Video Library under the City Council header. A live banner will appear at the start of the meeting.

Meeting Assistance Information: In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk's Office at cityclerk@covinaca.gov or 626-384-5430. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting.

CITY COUNCIL/SUCCESSOR AGENCY TO THE COVINA REDEVELOPMENT AGENCY/COVINA PUBLIC FINANCING AUTHORITY/COVINA HOUSING AUTHORITY JOINT MEETING—CLOSED SESSION 6:30 PM

CALL TO ORDER

ROLL/CALL

Council/Agency/Authority Members: Walter Allen, III, John C. King, Victor Linares, Mayor Pro Tem/Vice-Chair Patricia Cortez, and Mayor/Chair Jorge A. Marquez

PUBLIC COMMENTS

For those wishing to make public comments on closed session items please submit your comments by email to cityclerk@covinaca.gov by 6:00 p.m., Tuesday, June 1, 2021. Please enter "PUBLIC COMMENT – Closed Session" in the subject line. Public Comments will be forwarded to Council for review prior to the meeting. State Law prohibits the Council/Agency/Authority Members from taking action on any item not on the agenda. Individual speakers are limited to five minutes each, unless, for good cause, the Mayor/Chairperson amends the time limit.

CLOSED SESSION

The City Council/Successor Agency to the Covina Redevelopment Agency/Covina Public Financing Authority/Covina Housing Authority will adjourn to closed session for the following:

 CONFERENCE Government Code § 54957.6 WITH LABOR **NEGOTIATORS:**

> Anita Agramonte, Administrative Services Director Agency

Designated Suzanne Stone, Human Resources Manager

Representatives:

Employee American Federation of State, County and Municipal

Employees (AFSCME); Police Association of Covina **Organizations:**

(PAC); Police Management Group (PMG); and Police

Supervisors of Covina (PSC)

В. Government Code § 54957.6 CONFERENCE WITH LABOR **NEGOTIATORS:**

Agency Designated Anita Agramonte, Administrative Services Director

Representatives: Suzanne Stone, Human Resources Manager

Unrepresented

Mid-Management, Supervisory and Professional, and **Employees:** Confidential and technical Employees; and Executive

Employees (excluding the City Manager)

C. Government Code § 54956.8 – CONFERENCE WITH REAL PROPERTY

NEGOTIATORS:

707 N. Barranca Avenue **Property:**

301 E. Front Street

APNs: 8430-015-018, 8430-018-009, 8430-018-013, 8430-

018-017, 8430-018-021

Agency

Chris Marcarello, City Manager **Negotiator:**

Negotiating Party: Eric Nelson, Trumark Homes, LLC

Under Negotiation: Price and Terms of Payment

RECESS

CITY COUNCIL/SUCCESSOR AGENCY TO THE COVINA REDEVELOPMENT AGENCY/COVINA PUBLIC FINANCING AUTHORITY/COVINA HOUSING AUTHORITY JOINT MEETING—OPEN SESSION 7:30 PM

RECONVENE AND CALL TO ORDER

ROLL CALL

Council/Agency/Authority Members: Walter Allen, III, John C. King, Victor Linares, Mayor Pro Tem/Vice-Chair Patricia Cortez, and Mayor/Chair Jorge A. Marquez

PLEDGE OF ALLEGIANCE

Led by Councilmember King

INVOCATION

Given by Covina Police Chaplain Ron Butler

PRESENTATIONS - NONE.

PUBLIC COMMENTS

For those wishing to make public comments on non-agenda and agenda items you may submit comments via email or by phone.

<u>Email:</u> Please submit your comments to <u>cityclerk@covinaca.gov</u> by 6:00 p.m., Tuesday, June 1, 2021. Please enter "PUBLIC COMMENT" (and the agenda item number if applicable) in the subject line. Public Comments will be forwarded to Council for review prior to the meeting.

<u>Phone</u>: For comments on non-agenda items please provide your name and number to cityclerk@covinaca.gov or 626-384-5430 by 6:00 p.m., Tuesday, June 1, 2021. For comments on agenda items please provide your name and number by the close of the comment period for the specific agenda item you wish to provide comment on. Please enter "PUBLIC COMMENT" (and the agenda item number if applicable) in the subject line. Staff will call you at the appropriate time. State Law prohibits the Council/Agency/Authority Members from taking action on any item not on the agenda. Individual speakers are limited to five minutes each, unless, for good cause, the Mayor/Chairperson amends the time limit.

COUNCIL/AGENCY/AUTHORITY COMMENTS

Council/Agency/Authority Members wishing to make any announcements of public interest or to request that specific items be added to future Council/Agency/Authority agendas may do so at this time.

CITY MANAGER COMMENTS

CONSENT CALENDAR

All matters listed under consent calendar are considered routine, and will be enacted by one motion. There will be no separate discussion on these items prior to the time the Council/Agency/Authority votes on them, unless a member of the Council/Agency/Authority requests a specific item be removed from the consent calendar for discussion.

CC 1. Minutes

Staff Recommendation:

Approve the Minutes of the May 18, 2021, Regular Meeting of the City Council/Successor Agency to the Covina Redevelopment Agency/Covina Public Financing Authority/Housing Authority.

2021 05 18 Minutes CC Draft

CC 2. Payment of Demands

Staff Recommendation:

Approve Payment of Demands in the amount of \$3,403,462.21.

Agenda Report - Payment of Demands Apr 30 - May 13, 2021 - Pdf

CC 3. Investment Policies for Fiscal Year 2021-2022 for the City of Covina and Successor Agency to the Covina Redevelopment Agency

Staff Recommendation:

Adopt **Resolution CC 2021-54** adopting an investment policy for the City's investment portfolio for Fiscal Year 2021-2022 and adopt Successor Agency **Resolution SA 2021-01** adopting an investment policy for the Agency's investment portfolio for Fiscal Year 2021-2022.

Agenda Report - Investment Policies for FY 2020-2021 - Pdf

CC 4. Agreement between City of Covina and Power Security Group, Inc. for Citywide Security Services

Staff Recommendation:

Authorize the City Manager to execute a Professional Services Agreement between the City of Covina and Power Security Group, Inc. for Citywide Security Services for a three-year term in an amount not-to-exceed \$137,800.00 per annum.

Agenda Report - Power Security Group PSA - Citywide Security Services - Pdf

CC 5. Professional Services Agreement with West Coast Arborists, Inc. for Citywide Tree Care and Maintenance Services

Staff Recommendation:

Authorize the City Manager to execute a Professional Services Agreement with West Coast Arborists, Inc. for Citywide Tree Care and Maintenance Services for the period of July 1, 2021 through June 30, 2024, with the option of one (1) two-year extension upon mutual consent of both the City and West Coast Arborists, Inc. in an amount not-to-exceed \$221,284 each year for the first two years and an annual COLA not-to-exceed the Los Angeles-San Bernardino County Consumer Price Index for each year thereafter.

<u>Agenda Report - West Coast Arborists, Inc. PSA for Citywide Tree Care & Maint.</u> <u>Svcs - Pdf</u>

CC 6. Resolution CC 2021-55 Accepting Public Improvements for Tract Map No. 74512 "Meritage Homes" and Resolution CC 2021-56 Transferring Public Storm Drain Improvements (MTD 1867) to Los Angeles County for Future Operation, Maintenance and Repair

Staff Recommendation:

1. Adopt **Resolution CC 2021-55** accepting Public Improvements for Tract Map No. 74512 "Meritage Homes;" and

2. Adopt **Resolution CC 2021-56** transferring Public Storm Drain Improvements (MTD 1867) to Los Angeles County for future operation, maintenance and repair.

Agenda Report - Resolution CC 2021-55 & 56 Meritage Homes - Pdf

CC 7. Ordinance 21-05 for Zoning Code Amendment (ZCA) 21-001 to Amend Planned Community Development (PCD) 13-001 to Allow for the Sale of Alcohol with Off-Site Consumption in Conjunction with a Brewery or Winery, Through a Conditional Use Permit for Properties Located at 1566-1600 West San Bernardino Road - Second Reading and Adoption

Staff Recommendation:

Adopt on second reading **Ordinance 21-05**, entitled, "An Ordinance of the City Council of City of Covina, California, approving Zoning Code Amendment (ZCA) 21-001, to modify Planned Community Development 13-001 (Ordinance No. 14-2033), to allow off-site consumption of beer and wine in conjunction with a brewery or winery as a conditionally permitted use, and making a determination of exemption under CEQA – APN: 8434-105-037 and 8434-015-038".

<u>Agenda Report - Ord 21-05 - ZCA 21-001 & PCD 13-001 - 1566-1600 W San Bernardino Rd - 2nd Reading & Adoption - Pdf</u>

CC 8. Second Amendment to Agreement with Bear Electrical Solutions, Inc. for Traffic Signal and Street Light Maintenance Services

Staff Recommendation:

Authorize the City Manager to execute a Second Amendment to the Agreement with Bear Electrical Solutions, Inc. for Traffic Signal and Street Light Maintenance Services for an additional two-year term, from July 1, 2021 to June 30, 2023, in an amount not-to-exceed \$230,000 annually.

Agenda Report - Bear Electrical Solutions Second Amendment - Pdf

CC 9. Resolution CC 2021-61 Amending Fiscal Year 2020-21 Budget to Appropriate Funds for OPEB Trust Contribution

Staff Recommendation:

Adopt **Resolution CC 2021-61** authorizing a \$500,000 payment to the City's Section 115 Trust and amending the Fiscal Year 2020-21 Budget to reflect an appropriation to increase the Trust.

Agenda Report - Resolution CC 2021-61 OPEB Trust Contribution - Pdf

CC 10. Resolution to Accept Grant Funding from the California Highway Patrol

Staff Recommendation:

Approve **Resolution CC 2021-60** accepting grant funding from the California Highway Patrol, Cannabis Tax Fund Grant Program in the amount of \$275,660.21; increase the police department FY 2021-22 Budget revenue and expenditure by the same amount; and authorize City Manager or his designee to sign grant documents.

Agenda Report - Resolution CC 2021-60 CHP Grant - Pdf

CC 11. Third Amendment to Agreement with CIR, Inc.

Staff Recommendation:

Authorize the City Manager to execute the Third Amendment to Agreement between the City of Covina and CIR, Inc., extending the term of Agreement to December 31, 2022 for on-site Building and Safety staffing and off-site plan review services and to maintain the allocated annual amount and compensation for plan check as a percentage of plan check fees as previously agreed upon.

Agenda Report - CIR, Inc. Third Amendment - Pdf

CC 12. Purchase Maintenance Service Agreement with Leverage Information System

Staff Recommendation:

Approve the purchase of an annual maintenance service agreement with Leverage Information System for the city-wide camera system and authorize City Manager or his designee to sign service agreement.

Agenda Report - Leverage Information Systems Purchase Maint. Agreement - Pdf

CC 13. Establishment of 2021-2022 Article XIIIB Appropriation Limit for the City of Covina

Staff Recommendation:

Adopt **Resolution CC 2021-59** establishing the 2021-2022 Article XIIIB Appropriation Limit for the City of Covina.

<u>Agenda Report - Resolution CC 2020-53 2020-2021 Article XIIIB Appropriation</u> Limit - Pdf

PUBLIC HEARINGS

PH 1. Adoption of the Fiscal Year 2021-22 Budget, Fiscal Year 2022-2026 Capital Improvement Program (CIP) and Fiscal Year 2022 CIP Budget

Staff Recommendation:

- 1. Conduct the public hearing and consider all testimony that may be forthcoming;
- 2. Approve **Resolution CC 2021-57** adopting the City of Covina budget for July 1, 2021 through June 30, 2022;
- 3. Approve **Resolution SA 2021-02** adopting the operating budget for the City of Covina Successor Agency for July 1, 2021 through June 30, 2022; and
- 4. Approve **Resolution CC 2021-58** adopting the Fiscal Year 2022-2026 Capital Improvement Program and the Fiscal Year 2022 Capital Improvement Program Budget.

Agenda Report - FY 21-22 Budget, FY 22-26 CIP and FY 2022 CIP Budget - Pdf

CONTINUED BUSINESS

CB 1. Approval to Proceed with the Issuance of the City's Pension Obligation Bonds and Adoption of Resolution CC 2021-62, Authorizing the Sale of Taxable Pension Obligation Bonds to Refund the City's Obligation to the California Public Employees'

Retirement System, and Authorizing the Execution and Delivery of a Bond Purchase Contract and a Continuing Disclosure Certificate and the Preparation of an Official Statement, and the Adoption of a Policy for Unfunded Employee Pension Liability, and Authorizing Other Matters Related Thereto

Staff Recommendation:

Staff recommends that the City Council:

- 1) Adopt **Resolution CC 2021-62**, A Resolution of the City Council of the City of Covina, California, Authorizing the Sale of Taxable Pension Obligation Bonds to Refund the City's Obligation to the California Public Employees' Retirement System, and Authorizing the Execution and Delivery of a Bond Purchase Contract and a Continuing Disclosure Certificate and the Preparation of an Official Statement, and the Adoption of a Policy for Unfunded Employee Pension Liability, and Authorizing Other Matters Related Thereto; and
- 2) Adopt the proposed Policy for Unfunded Employee Pension Liability.

Agenda Report - Resolution CC 2021-62 Pension Obligation Bonds - Pdf

NEW BUSINESS - NONE.

ADJOURNMENT

The Covina City Council/Successor Agency to the Covina Redevelopment Agency/Covina Public Financing Authority/Covina Housing Authority will adjourn to its next regular meeting of the Council/Agency/Authority scheduled for Tuesday, June 15, 2021 at 6:30 p.m. for closed session and at 7:30 p.m. for open session inside the Council Chamber at City Hall, located at 125 East College Street, Covina, California, 91723.

The Covina City Clerk's Office does hereby declare that, in accordance with California Government Code Section 54954.2(a), the agenda for the Tuesday, June 1, 2021, meeting was posted on May 27, 2021, on the City's website and near the front entrances of: Covina City Hall, 125 East College Street, Covina; and the Covina Public Library, 234 N. Second Avenue, Covina.

If you challenge in court any discussion or action taken concerning an item on this agenda, you may be limited to raising only those issues you or someone else raised during the meeting or in written correspondence delivered to the City at or prior to the City's consideration of the item at the meeting.

MATERIALS RELATED TO AN ITEM ON THIS AGENDA, AND SUBMITTED TO THE CITY COUNCIL AFTER PUBLICATION OF THE AGENDA, ARE AVAILABLE TO THE PUBLIC IN THE CITY CLERK'S OFFICE AT 125 E. COLLEGE STREET, COVINA.